

Torrance, California  
June 18, 1957

MINUTES OF A REGULAR MEETING  
OF THE TORRANCE CITY COUNCIL

The City Council of the City of Torrance convened in a regular meeting at 5:30 P. M. Tuesday, June 18, 1957, in the Council Chambers, City Hall, Torrance, California.

Those responding to roll call by Deputy City Clerk Whitacre were: COUNCILMEN: Benstead, Blount, Drale, Jahn, and Isen, ABSENT: COUNCILMEN: None. City Manager Stevens and City Attorney Remelmeyer were also present.

At the request of Mayor Isen, Mr. Foley led the salute to our Flag.

The Reverend Little opened the meeting with an invocation.

Councilman Benstead moved to approve the Minutes of the June 11, 1957 meeting as written.

Motion seconded by Councilman Drale, no objections, so ordered.

AWARDS:

Mayor Isen announced this was the time for a pleasant duty for the Council, being the award of Resolutions of felicitation to foreign exchange students.

Deputy City Clerk Whitacre read in full the following Resolution:

RESOLUTION NO. 3222

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, FELICITATING CHRISTA VOLKMANN ON HER EXCELLENT RECORD AS AN EXCHANGE STUDENT, COMMENDING HER FOR HER SCHOLASTIC ACHIEVEMENTS AND EXEMPLARY CONDUCT, AND EXTENDING GREETINGS TO THE BUEGERMEISTER AND HER HOME CITY OF VIENNA, AUSTRIA.

Councilman Benstead moved for adoption of Resolution No. 3222.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Deputy City Clerk Whitacre then read:

RESOLUTION NO. 3223

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA, FELICITATING CARL HOYBYE ON HIS EXCELLENT RECORD AS AN EXCHANGE STUDENT, COMMENDING HIM FOR HIS SCHOLASTIC ACHIEVEMENTS AND EXEMPLARY CONDUCT, AND EXTENDING GREETINGS TO THE BORGMESTER AND HIS HOME CITY OF COPENHAGEN, DENMARK.

Mayor Isen informed everyone present that the wording of this Resolution was identical with that honoring Christa Volkmann, with only the changes necessary to honor Carl Hoybye being made.

Mayor Isen moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Drale moved for adoption of Resolution No. 3223.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Mayor Isen introduced Mr. Mervin Schwab, former Councilman and Mayor of our City, and active now in civic work, including the Foreign Exchange Student program.

Mr. Schwab thanked the Council on behalf of the Field Service for this recognition of their work.

Mayor Isen presented the Resolutions to the two students so honored, with personal comments to each regarding our warm regard for them and the work they have done here. He informed them that official copies of these Resolutions would be forwarded to their respective cities, in order that the people there may know the high regard in which we have held them.

#### BIDS:

Mayor Isen announced this was the time and place for the opening of sealed proposals for Pound Service for the 1957-58 Fiscal Year.

Deputy City Clerk Whitacre presented the Affidavit of Publication.

Councilman Benstead moved this be accepted and filed.

Motion seconded by Councilman Drale, no objections, so ordered.

Deputy City Clerk Whitacre opened and read the one bid received, as summarized here:

#### BIDDER:

South Bay Humane Society  
20336 Earl Street  
West Torrance, California.

#### BID:

90% of all city dog  
license fees paid for  
fiscal year 1957-58,  
10% to the City.

Councilman Blount pointed out what he considered to be a typographical error in sub-paragraph (e), saying the last word on line 1 of that sub-paragraph should be 'providing' instead of 'provided'.

Mayor Isen agreed, saying perhaps we should get a letter from this bidder agreeing that he understand the word means 'providing' instead of 'provided'.

Councilman Blount moved to award the bid to the South Bay Humane Society subject to receipt of such a letter.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

#### HEARINGS:

City Manager Stevens said tonight and next Tuesday, June 25, 1957, were the time for the Public Hearing for the proposed Budget for 1957-58.

Councilman Jahn asked that the Agenda Title Sheets available be distributed to anyone who wished one, and this was done by Acting Police Chief Percy Bennett.

Mayor Isen informed those present that the City Manager and the City Council have spent many hours working on this Budget to try to get it in balance. The Council has been against raising taxes, so this Budget will take care of only the bare minimum.

Mayor Isen announced the next Hearing will be held on Tuesday, June 25, 1957, at 8:00 P. M.

No one wished to be heard.

Councilman Benstead moved to close the Budget Hearing.

Motion seconded by Councilman Jahn.

Councilman Drale asked if a 5½% salary increase for City employees was included, and City Manager Stevens said it was.

Motion carried unanimously by roll call vote.

Hearing on Resolution of Intention No. 3207 - Vacation of a Portion of Alley in Block 53 of Torrance Tract, (Nativity School). A location sketch was submitted.

Mayor Isen announced this was the time and place for the Hearing on Resolution of Intention No. 3207.

Deputy City Clerk Whitacre presented the Affidavit of Publication.

Councilman Benstead moved this be accepted and filed.

Motion seconded by Councilman Drale, no objections, so ordered.

No one wished to be heard.

Councilman Blount moved the Hearing be closed.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Councilman Drale moved the City Attorney be authorized to draw the proper Ordinance for this vacationing.

Motion seconded by Councilman Benstead, no objections, so ordered.

AWARD OF CONTRACTS:

1. Gasoline and Diesel Fuel: City Manager Stevens asked that the award of this Bid be delayed for one week. There were no objections and it was so ordered.

2. Asphaltic Materials for Fiscal Year 1957-58:

A letter dated June 13, 1957, from City Engineer Bishop, presented a summary of the Bids received on this, and recommended that the contract be awarded to WARREN SOUTHWEST, INC.

Councilman Benstead moved to concur with the recommendation of the City Engineer.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote of those present.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3224

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO  
EXECUTE THAT CERTAIN CONTRACT BY AND BETWEEN THE CITY  
OF TORRANCE AND WARREN SOUTHWEST, INC.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 3224.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

3. A letter dated June 13, 1957, from City Engineer Bishop, submitted to the Council an analysis and recommendation on the Award of Contract for crushed rock and screenings for street paving work, crusher run base, and untreated rock base. The City Engineer's letter recommended the bid be awarded to OWL ROCK PRODUCTS CO., the low bidder.

Councilman Benstead moved to concur with the recommendation of the City Engineer.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3225

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
AUTHORIZING AND DIRECTING THE MAYOR AND CITY CLERK TO  
EXECUTE THAT CERTAIN CONTRACT BY AND BETWEEN THE CITY  
OF TORRANCE AND OWL ROCK PRODUCTS COMPANY.

Councilman Drale moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Councilman Drale moved for adoption of Resolution No. 3225.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

WRITTEN COMMUNICATIONS:

1. A verified claim from Katharina Loos for alleged personal injuries and damages sustained in accident involving City bus, which occurred April 20, 1957,

Councilman Jahn moved the claim be denied and referred to the City Attorney.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

2. An item deferred from the Council Meeting of June 11, 1957, a request from Harvey Aluminum Co. that the City install a vapor sodium light above crosswalk about 1200 feet south of 190th St.

Councilman Blount reported the Traffic Commission has not met since this was received, and have not had an opportunity to discuss this. He recommended holding this until they have a recommendation on it.

There were no objections and it was so ordered.

3. A letter dated June 11, 1957, from the County Sanitation District of Los Angeles County, signed by A. M. Rawn, Chief Engineer and General Mgr., was concerning our request for sewer outlets from the Victor Precinct as discussed in letter of June 5, 1957.

Mr. Rawn submitted to the Council a map, with three possible locations for such a sewer, and estimating the costs of each.

The City Manager had the map with him, and showed it to the Council.

Mr. Ted Frenger, who lives at the northeast corner of Hawthorne and Emerald, protested that sewers are needed more in his area than in the Victor Precinct, citing the years they have been in the City and have been taxpayers here.

City Manager Stevens thought that the County might help us to the extent of \$45,000 if the District would make up the rest of the cost.

Councilman Drale asked if the City would participate to the extent of others in the District where the lines serve the City, and Mr. Stevens said yes.

The City Manager agreed to contact the County Engineer on this matter and see what can be worked out.

Mayor Isen advised Mr. Frenger to keep in touch with the City Manager on this matter in order that he may be informed of the developments.

4. A letter dated June 10, 1957, from Glenn W. Pfeil, General Mgr. of the Torrance Herald, enclosed contract renewal forms for legal advertising for a one year period beginning July 1, 1957, as prescribed by court edict. The letter stated the rates would be the same as those in effect for the contract period expiring June 30, 1957, and are lower than the schedule approved by the Board of Supervisors, County of Los Angeles, on January 1, 1951. A memo from the City Manager recommended acceptance.

Councilman Drale moved to concur with the recommendation of the City Manager.

Motion, seconded by Councilman Blount, carried unanimously by roll

call vote.

5. A letter dated June 11, 1957, from William Campbell, requested a hearing concerning the abandonment for parking purposes of a service road running parallel to Highway 101, to serve a projected commercial development.

Mr. Daryl K. Anderson, Mr. Campbell's agent, spoke to the Council on this matter, after the City Manager had reported there is no zoning problem involved.

Mr. Anderson said this property is at Crenshaw and Pacific Coast Highway, south of the highway, between Crenshaw and Rolling Hills Road. It is zoned C-2. The service road in front of the property is not used now, and they want to use it for parking in connection with a commercial district including a 'Shoppers' Market', a drug store, and other shops. With the use of this road, they can provide the proper ratio of parking. They plan to build 32,000 square feet.

Mayor Isen advised the petitioner the Planning Commission will look into this, and referred him to them. He told Mr. Anderson the whole Council feels this should be sent there.

Councilman Blount moved to refer this to the Planning Commission for their recommendation.

Motion seconded by Councilman Jahn, no objection, so ordered.

Mayor Isen asked Planning Director Powell if this could be on the Agenda of the next meeting of the Planning Commission, and Director Powell said it could.

6. A letter from the Los Angeles County Fair Association, dated June 6, 1957, signed by C. B. Afflerbaugh, President and Manager, asked for permission to place banners across the City's streets asseleted by the Council. The letter asked to be advised of the person they should contact in regard to this, and then advised the Foley Advertising and Display Co. of El Monte would install the banners and furnish such insurance as required.

Councilman Drale moved the request be granted.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

#### LICENSE MATTERS:

1. A letter dated June 11, 1957, from License Inspector G. Whitacre, recommended approval of a request from the Kirby Vacuum Cleaner Co. for a refund of \$16 on Receipt No. 9055, paid by them for a solicitor's permit which was disapproved by Chief of Police Percy Bennett.

Councilman Drale moved to concur with the recommendation of Mr. Whitacre.

Motion seconded by Councilman Benstead.

Councilman Jahn protested that after a license is written, we should retain enough of the fee to cover the costs of writing it and the investigation.

Motion carried by the following roll call vote: AYES: COUNCILMEN: Benstead, Blount, Drale, Isen. NOES: COUNCILMEN: Jahn. ABSENT: COUNCILMEN: None.

Councilman Drale expressed his opinion as being that if a permit is denied, the City was not entitled to retain the applicant's money.

Councilman Benstead thought a policy should be established.

Mayor Isen ordered an investigation made and a policy recommendation on this matter.

#### TRAFFIC MATTERS:

1. A letter dated June 11, 1957, from Acting Chief of Police Bennett contained the Traffic Commission's recommendations on a number of Stop signs to be posted, No Parking signs to be posted, 1-Hour Parking, Speed Limit signs, etc., and asked that the City Attorney prepare the necessary

## Ordinances.

Councilman Jahn pointed out that in the Section 7 of this letter, the directions needed correction.

Councilman Blount moved to concur with the recommendations of the Traffic Commission, with the stipulation that the corrections needed be made, and that the City Attorney prepare the necessary Ordinances.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

AIRPORT COMMISSION MATTERS:

1. A letter dated June 14, 1957, signed by Thos. B. Abrams, President, Torrance Airport Commission, asked that the Council authorize the City Manager to have Rows Q, R, S, and T of T-hangars, as shown on Exhibit A of the Master Plan of the Airport, surveyed and staked so as to be identifiable by this code.

The City Manager replied to a question from the Council by saying he would concur in this recommendation.

Councilman Jahn moved to concur with the recommendation of the Airport Commission.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

2. A letter dated June 14, 1957, signed by Thos. B. Abrams, President, Torrance Airport Commission, conveyed that Commission's recommendation that the City Manager be instructed to get bids immediately on 10 T-hangars, nested, as laid out on Exhibit A-T, and that he be permitted to let for bid the construction of these hangars, which are to be constructed with money from the Airport Fund, and that those hangars be immediately leased to the first 10 people on the T-hangar list.

Councilman Jahn said he could not determine what kind of construction they are recommending.

The City Manager said he was not sure either, but he thinks they had in mind a plan prepared by our Building Department which had asphalt floors and mesh separating the individual hangar spaces, with the building to be of frame and stucco construction.

Councilman Benstead asked if the money for this was available, and the City Manager said it is in the Airport Fund.

Councilman Jahn moved to concur with this recommendation, providing the specifications for the building or buildings come to the Council and are approved by them.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

3. A letter dated June 14, 1957, signed by Thos. B. Abrams, President, Torrance Airport Commission, recommended that individual T-hangar leases in Row Q (13) be leased to the first 13 applicants on the chronological list of applicants for such space, with the condition that construction of such T-hangars be complete within 90 days.

Councilman Jahn moved to concur with this recommendation of the Airport Commission.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

PARK DEPARTMENT MATTERS:

1. A letter dated June 10, 1957, from C. W. Clemmer, Asst. Park Supt. recommended establishment of a \$5 minimum fee for removal of trees in any zone, and suggested this money be used for the planting of trees in future park sites.

Councilman Jahn asked if this could be done and the tree saved whenever possible for transplanting to other areas.

Councilman Benstead did not believe such a fee should be charged in a subdivision when a tree dies right away.

Councilman Drale felt that as a matter of policy, the Council should go along with this, although he expressed some doubt that such a fund as described by Mr. Clemmer exists, and so moved.

Councilman Jahn moved that as a matter of policy the Council concur with Mr. Clemmer's recommendation.

Motion, seconded by Councilman Blount, carried unanimously by roll call vote.

2. A letter dated June 13, 1957, from C. W. Clemmer, Asst. Park Supt. referred to the trees to be removed from Lots 9 and 10 of Tract No. 454, on Sepulveda between Hawthorne and Ocean. He did not believe these trees would be good specimen trees for the Civic Center, and cited the landscaping plan prepared by the landscape architect hired by the City, and which we are following. He told the Council of estimates he had received on moving such trees, one an estimate of \$500 and up, one \$625 and up, and another mover would not set a fee.

Mr. Clemmer recommended removal of the trees, with the builder to deposit an adequate sum (say \$65 a tree) in a Street Tree Account, with the money to be marked for Park Trees only.

Councilman Benstead moved to concur with Mr. Clemmer's recommendation.

Motion, seconded by Councilman Drale, carried by the following call vote: AYES: COUNCILMEN: Benstead, Blount, Drale, Isen. NOES: COUNCILMEN: Jahn. ABSENT: COUNCILMEN: None.

Councilman Jahn moved the petitioner be allowed to remove the trees himself by placing the \$65 per tree in the Street Tree Account.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

At 6:15 P. M., Mayor Isen declared a recess with the Council reconvening at 6:25 P. M.

#### COMMUNICATIONS FROM THE CITY ATTORNEY:

1. Undated opinion from the City Attorney regarding properties zoned for mining or used for mining purposes gave the following Conclusion:

a. A requirement that mined properties be turned over to the City for parks would be unconstitutional.

b. However, the requirement that during or at the completion of mining operations such property be filled would probably be valid.

The opinion from the City Attorney also cited several possible objections to the requirement that such property be filled.

Mayor Isen asked the City Attorney if he had any suggestions for correction of the conditions he mentioned in his letter, and Mr. Remelmeyer did have. He said when the Ordinance comes before the Council, an amendment could be prepared to take care of this.

There were no objections, and Mayor Isen ordered the communication to be filed with this to be brought up before the Council for study at the proper time.

#### PLANNING AND ENGINEERING MATTERS:

1. In compliance with Council request of June 11, 1957, Planning Director Powell, under date of June 13, 1957, submitted to the Council a list of trailers thought to be used in violation of Ordinance No. 737, and a copy of the Notice of Violation posted on such trailers. Mr. Powell noted that some of the notices have been answered in writing, and told the Council the replies he has had.

Mayor Isen asked if this was done in response to Mr. Ted Frenger's letter of June 10, and Mr. Powell said it was.

Mayor Isen requested Mr. Powell to give a copy of his report to the Council to Mr. Frenger, who was present.

Mayor Isen expressed some doubt that there were any violations of the Ordinance here, as the replies to the Notice of Violation seemed to adequately cover the various trailers.

Councilman Benstead asked why Mr. Powell, as Land Use Investigator, did not take care of such situations as this.

Mr. Powell replied it is not his responsibility, and if he is to enforce this Ordinance, it would require some definite action giving him the authority to do so.

Councilman Benstead asked the City Attorney if Land Use Investigator Powell could not enforce this Ordinance.

The City Attorney replied that he could ask for complaints to be filed; he went on to say, however, that this is the responsibility of the Building Superintendent.

Mr. Ted Frenger was present, and alleged that there are many trailers in violation of our Ordinance presently in the City. He outlined the many problems he encounters as owner of a trailer park, stating the fees he pays for operation of his park in the City, and asked for strict enforcement of the law.

Mayor Isen asked Mr. Frenger if he would report the violations he purports to know about to the City, and Mr. Frenger replied he would do so for a salary of \$20 a day.

Mayor Isen explained that the City is not in a position to pay a special deputy for this.

Mr. Frenger requested police action.

Councilman Benstead said if there are any known violations, they should be taken care of.

Mayor Isen said we just do not have the manpower to do as Mr. Frenger suggested.

The City Attorney said the Ordinance is to be enforced by the Building Department.

Councilman Drale suggested the Building Inspectors should enforce the law, feeling it unfair to charge businessmen a license fee for a trailer park and then allow trailers to park free in yards.

Councilman Blount said he owns a trailer, and as he read this Ordinance, he must, under it, park his trailer in a trailer park when not in use, instead of in his garage, and asked if this was the intent of the Ordinance.

The City Attorney said it was not, and explained that the words 'Living and Sleeping purposes' were the key words here.

Land Use Investigator Powell said he had prepared this Notice of Violation after discussions with the City Manager and the Superintendent of Building, and in cooperation with the Building Inspectors he would make efforts to enforce the Ordinance.

Building Superintendent Schlens said the Inspectors have posted every trailer in the City that looks as if it is being lived in.

Mayor Isen felt the Ordinance to be ambiguous, agreeing with Councilman Blount in his contention. He asked Mr. Frenger if the trailer park owners feel every trailer should be stored in a trailer park.

Mr. Frenger did not, but felt any trailer someone lives in should be parked in a licensed trailer park.

Councilman Jahn felt there is a difference of opinion on how many trailers are being lived in, while parked on private property, between Mr. Frenger and the Building Department. He felt this should be studied. If Mr. Frenger feels he is being injured by specific cases that the Bldg. Dept. does not know about, Councilman Jahn suggested that he report examples to the Building Department for investigation. He explained to Mr. Frenger that the Department is short-handed, and needs every bit of help they have or can get.

Mayor Isen agreed with Councilman Jahn's suggestion that Mr. Frenger report examples of violations of the Trailer Ordinance to the Building Department.

Mr. Frenger said he would be glad to.

Councilman Blount moved that in the meantime, the proper Department take the necessary steps to see to it that these people who are in violation be given final notice, and that 10 days after that, the City Attorney be instructed to file against them.

Motion seconded by Councilman Benstead.

Mayor Isen reminded the Council this would bring about a terrific problem of enforcement, and expressed doubt that we will have the police power to follow through on this.

Motion carried unanimously by roll call vote.

2. A letter dated June 13, 1957, from Planning Director Powell, submitted the recommendation of the Planning Commission concerning two signboard applications as follows:

- a. On April 24, 1957, an application was made with the Building Department for an 8' x 12' signboard, advertising the Rollingwood Estates Tract in the County area. This sign would be located on the northwest corner of Crenshaw and Monterey in a C-2 Zone. The Planning Commission recommended approval of this permit for the balance of the year 1957 and is herewith referred to you for your decision.

Mayor Isen asked where the Rollingwood Tract is located, and Mr. Powell told him it was in Rolling Hills.

- b. On May 9, 1957, an application was made with the Building Department for the repair of a 9' x 12' signboard at 18821 S. Western Avenue in an M-1 Zone. The Planning Commission recommended approval of this sign for the balance of the year 1957.

Mayor Isen asked when this sign was put up, but Mr. Powell did not know.

He went on to say the Planning Commission felt they could only recommend these for the rest of this year.

Councilman Blount said the Rollingwood sign, as he understood it, would now be up for 6 months.

The City Attorney reported that there must be Hearings on these, as required by Section 20 of the Ordinance governing signs, and approval from various City Department heads, such as the Fire Chief, Police Chief, etc.

Councilman Benstead moved to deny the application to put up a sign advertising Rollingwood Estates.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Regarding the sign for which repairs are planned, the Mayor asked if the date this was originally built was not shown.

Building Supt. Schlens said the sign has been there for at least 10 or 12 years, and it advertises Scotch tape. The repair required permission from the Council.

Councilman Blount moved to concur with the recommendation that this sign be left there for the rest of this year, as it has been there for a long period of time.

Motion, seconded by Councilman Drale, carried by the following roll call vote: AYES: COUNCILMEN: Blount, Drale, Jahn, Isen. NOES: COUNCILMEN: Benstead. ABSENT: COUNCILMEN: None.

3. A letter dated June 13, 1957, from G. C. Powell, Planning Director, transmitted to the Council the recommendation for approval by the Planning Commission of an application for a waiver of front yard requirement by John P. Hebroth. Due to the contour and shape of the lot a 15' front yard setback, at the garage only, was recommended for approval by the Planning Commission. Mr. Powell reported that the Art Jury had also recommended approval of this waiver.

Councilman Jahn objected to the fact that no street address was given here, nor was there any way of identifying the exact location of the lot in question.

Mr. Hebroth was present, and said this was approximately across the street from a restaurant named "The Plush Horse".

He added the street address will be 391 Paseo de Gracia, and the property is located at the corner of Paseo de Gracia and Highway 101.

Councilman Jahn moved to concur with the recommendation of the Planning Commission.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

4. Minutes of the Waiver Board meeting of June 7, 1957, were submitted, with the following recommendations:

- (1) Dorothy N. Runge, 5118 Sepulveda Blvd., waiver for rear yard occupancy request - recommended for approval.
- (2) Rex Carpenter, 3402 W. 227th Pl., waiver request - recommended for approval.
- (3) M. Chester Radford, 17321 Wilton Pl., request for rear yard waiver - recommended for denial.
- (4) Benjamin Magnante, 1027 Hickory Ave., request for waiver of rear yard occupancy - recommended for denial.

Councilman Jahn moved to concur with recommendation (1) through (4) inclusive of the Waiver Board.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

At this point, the City Manager told the Council he had requested that Angus McVicar, Supt. of the Water Dept., come to this meeting to discuss with the Council the problems that the existing heat has caused them. He asked if Mr. McVicar, who had been present since the beginning of the meeting, could be heard now.

Mr. McVicar told the Council that most of their trouble is in the area west of Crenshaw and south of Sepulveda. He said two new lines which the Water Department plans to install will help the conditions which exist, but will not cure it. He pointed out that some houses are higher than the surrounding areas, and when the water is low, the pumps cannot keep up a sufficient flow to them because of the demands on the lines at lower elevations. Mr. McVicar said his Department had requested the residents in some areas not to water their yards during this heat for that reason. He explained that yesterday, 23,000,000 gallons of water had been delivered, and perhaps there will be that much delivered today. Due to the many demands upon the Metropolitan Water System, it is overloaded, so we do not get a great supply of water at night. We need more storage in any event, but notice it especially during such times as this.

Mr. McVicar felt our biggest problem exists in supplying the southwest section of the City, as that is so far from our sources of supply. A line is planned that will help the situation there, but has not been built yet.

Mr. McVicar said the pipe for these lines has been advertised for bid, but when the pipe is bought it must be laid, which will take time.

In order to supply 18 houses on Bindewald Road, Mr. McVicar said we had bought water from the California Water Service Co., in an effort to help out.

Councilman Jahn asked if we could not have an emergency system so the section would not be without water, as it was yesterday. He said on one street, a section was completely without water.

Mr. McVicar said that was the reason his Department had asked the residents of that area to curtail their use of water.

Councilman Dralle asked if we could not buy water from the City of Palos Verdes.

Mr. McVicar explained that source was distant from this area which needs water most urgently.

Mayor Isen pointed out that Mr. McVicar's report shows clearly that we have exceptional demands on the water system during heat waves, and

that these problems will be solved. If everyone will cooperate, our City need not suffer from a real shortage of water. The City Manager expressed his hope that the papers will publicize this information.

5. CASE NO 406: Letter from Phoenix Investment Co., requesting an extension of 90 days on Variance and Conditional Permit for Mrs. Terry Lindsay.

Councilman Blount asked where this property is located. Planning Director Powell said it was granted in January, 1957, and the property is located west of Hawthorne near the Airport. Councilman Benstead moved to concur with the request. Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

6. CASE NO. 432: A letter dated June 13, 1957, from Planning Director Powell, submitted for the first reading an Ordinance reclassifying the property described in Case No. 432. Deputy City Clerk Whitacre read:

ORDINANCE NO. 880

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING APPENDIX I OF "THE CODE OF THE CITY OF TORRANCE, 1954" (ADOPTED BY ORDINANCE NO. 791), RECLASSIFYING THAT CERTAIN PROPERTY DESCRIBED IN PLANNING COMMISSION CASE NO. 432.

Councilman Jahn moved to dispense with further reading of Ordinance No. 880.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Jahn moved for adoption of Ordinance No. 880, first reading. Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

7. CASE NO. 431: Geo. C. Powell, Planning Director, under date of June 13, 1957, submitted for its first reading an Ordinance reclassifying property described in Planning Commission Case No. 431.

Deputy City Clerk Whitacre read:

ORDINANCE NO. 881

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING APPENDIX I OF "THE CODE OF THE CITY OF TORRANCE, 1954" (ADOPTED BY ORDINANCE NO. 791), RECLASSIFYING THAT CERTAIN PROPERTY DESCRIBED IN PLANNING COMMISSION CASE NO. 431.

Councilman Jahn moved to dispense with further reading of Ordinance No. 881.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Jahn moved for adoption of Ordinance No. 881 at its first reading.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

8. CURBS, GUTTERS & SIDEWALKS: Resubmitted, report of R. W. Bishop, City Engineer, on construction of curbs, gutters and sidewalks adjacent to commercial developments, dated June 7, 1957.

Attached to Mr. Bishop's report were two letters from A. Maxwell Klum, one dated March 5, 1957, and one dated June 7, 1957, an excerpt from the Planning Commission Minutes of November 21, 1956, and a letter from R. W. Bishop, City Engineer, dated November 19, 1956.

Mr. Bishop's June 7 report was to the following effect:

239th St. & Crenshaw (A. M. Klum et al)  
 Has agreed to install improvements when requested by Engr. Dept.;  
1766 Carson St. (Mr. & Mrs. J. Brooks)  
 Have been notified of required improvements and of bond required.  
Schreiber Bowl-O-Drome,  
 Has agreed to post bond guaranteeing construction of sidewalks  
 when the bond forms are sent to him.  
Grocery Store, Torrance Blvd. East of Anza Ave.,  
Nursery, 182nd & Western,  
Liquor Store on Prairie, N. of 182nd St., in  
 Prairie Ave. Improvement Dist. } \*\*  
 Realtor's Office - Torrance Blvd. W. of Anza }

\*\*The above four items are being checked with a view to following existing Ordinance No. 756 and current Council policy.

Crenshaw Farms, 166 & Crenshaw, construction of curbs, gutters and sidewalks waiting on grades from Engineering Office. We will get bond.

Councilman Blount felt that this report clearly showed the inconsistency of the Council's demands in this matter, and did not think it is being handled properly.

City Engineer Bishop pointed out that when Mr. Klum's permit was granted, a bond was not required.

Mayor Isen said in each instance where a bond is required by the Ordinance, one be asked for by the City.

City Engineer Bishop explained the Ordinance is just going into effect.

Councilman Blount suggested Final Inspection be denied if these improvements are not in, and bonds not be released without them.

Mr. Bishop said the Building Dept. cannot hold up the permits on account of these, but said we have a procedure now whereby Mr. Schlens will transmit requests for building permits to the Engineering Office and they will work on this. This is only possible because of the eminence of the new Ordinance.

Councilman Blount pointed out that Schreiber and Crenshaw Farms were being asked for bond, and others are not.

Councilman Jahn said this Council used to waive this requirement under some conditions.

Councilman Drale took exception to this statement, and said it was not true.

Councilman Jahn recalled that in the case of A. Maxwell Klum, the Council had waived the requirement at the time he put up the buildings, and required that he post a letter saying he would put in the improvements when they are requested by the Council; subsequent to that, the Ordinance was passed.

Mayor Isen asked the City Attorney when the Ordinance went into effect, and the City Attorney said he would have to check to get the exact date.

Mayor Isen referred this whole matter to the City Attorney for him to check, asking that he take whatever action should be taken in each case.

Councilman Blount protested against what he called the inconsistency of these actions.

Mayor Isen asked the Attorney to check each Case, and give the Council a ruling on each Case.

Councilman Benstead asked what could be done where grades are not established, as in one of these cases.

City Engineer Bishop said it has been the policy of the Council, when a grade is not established, to allow builders to wait until it has been designed, to put in these improvements.

9. GAS TAX FUNDS - AID TO CITIES: A letter from J. R. Patrick, Assistant to the City Engineer, reported that only \$8,827.48 is left in our County Aid Funds for the 1956-57 fiscal year, and therefore it is necessary that Resolution No. 3193, asking the County to make allocation of these funds in the amount of \$9,000 for traffic signals at 182nd and Crenshaw Blvd., and Torrance Blvd., be repealed.

Mayor Isen asked if we could not make up the difference, which is slight.

City Engineer Bishop said we could resubmit our request on July 1, 1957, beginning of the new fiscal year.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3226

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
REPEALING RESOLUTION NO. 3193.

Councilman Benstead moved to dispense with further reading of Resolution No. 3226.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 3226.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

10. A letter dated June 13, 1957, from J. R. Patrick, submitted a sewer easement in connection with Hollywood Riviera Sewer District No. 2, Tract 10300.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3227

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT  
DEED FROM JOSEPH A. HOUSE AND MELBA L. HOUSE.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Jahn moved for adoption of Resolution No. 3227.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

11. June 13, 1957, letter from J. R. Patrick, Asst. to City Engr. submitted a sewer easement over Lot 27 in Tract 454.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3228

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT  
DEED FROM KENT DEVELOPMENT COMPANY.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 3228.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

12. A May 16, 1957, letter from J. R. Patrick, Asst. to City Engr., submitted a street easement given by Narbonne Homes, Inc., over a portion of Lot 24 in Tract 397, for a 2-foot widening on 239th St. and a 27-foot easement for proposed 240th St.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3229

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT DEED FROM NARBONNE HOMES, INC.

Councilman Benstead moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Mayor Isen moved for adoption of Resolution No. 3229.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

13. A letter dated May 16, 1957, from J. R. Patrick, Asst. to City Engr., submitted a street easement given by Albert C., Janet E. and Vance H. Sandstrom, over a portion of Lot 3 in Tract 1046, for a 2-foot widening on 238th St. and a 27-foot easement for proposed 239th St.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3230

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT DEED FROM ALBERT C. SANDSTROM AND JANET E. SANDSTROM.

Councilman Jahn moved to dispense with further reading of the Resolution.

Councilman Drale seconded the motion, which carried unanimously by roll call vote.

Councilman Jahn moved for adoption of Resolution No. 3230.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

14. Letter dated June 13, 1957, from J. R. Patrick, Asst. to City Engineer, submitted a street easement from L. L. Bowers and Ruby I. Bowers for proposed 236th Place.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3231

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT DEED FROM LEW L. BOWERS AND RUBY I. BOWERS.

Councilman Benstead moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 3231.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

15. Letter dated June 13, 1957, from J. R. Patrick, Asst. to City Engr., submitted street easement in Tract 530, over the northerly 2 feet and the southerly 27 feet of a portion of Lot 40, given by A. R. Ault and Sheila M. Ault for the widening of 233rd. St. and for proposed 233rd Place.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3232

RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
ACCEPTING, ON BEHALF OF THE CITY, THAT CERTAIN EASEMENT  
DEED FROM ARTHUR R. AULT AND SHEILA M. AULT.

Councilman Drale moved to dispense with further reading of the Resolution.

Motion, seconded by Mayor Isen, carried unanimously by roll call vote.

Councilman Drale moved for adoption of Resolution No. 3232.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

16. A letter dated June 14, 1957, from City Engineer Bishop, recommended release of Bond No. 1744757 on Tract No. 19581 in the amount of \$10,500.00 to B & A Investment Co., subdivider. A letter dated June 6, 1957, from C. W. Clemmer, Asst. Park Supt., supported this recommendation.

Councilman Drale moved to concur with the recommendation of the City Engineer.

Motion seconded by Councilman Benstead.

Councilman Jahn asked if all the houses are done in this tract, and the City Engineer replied that he thought so.

Councilman Drale said there are times when the Council acts on bonds under unusual circumstances, and when that should be the case, he thought the Council should be notified.

City Engineer Bishop said the bonds cover street improvements and not houses. The grading ordinance requires a separate bond, and is just now being prepared.

Councilman Jahn said from now on, he would like to know if the houses in a tract are done and whether the grading is done properly before he votes on releasing bonds.

Motion carried unanimously by following roll call vote: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: Blount. ABSENT: None.

17. A letter dated June 14, 1957, from City Engr. R. W. Bishop recommended release of Bond No. S-1121779, in the amount of \$140,000, in Tract No. 21744, to the Watt Construction Co., subdividers.

Councilman Benstead moved to concur with the recommendation of the City Engineer.

Motion, seconded by Councilman Drale, carried by the following roll call vote: AYES: COUNCILMEN: Benstead, Drale, Jahn, Isen. NOES: COUNCILMEN: Blount. ABSENT: COUNCILMEN: None.

Deputy City Clerk Whitacre read:

RESOLUTION NO. 3233

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
REQUESTING THE BOARD OF SUPERVISORS OF LOS ANGELES COUNTY  
TO TRANSFER THE FEE TITLE OF EL NIDO PARK TO THE CITY OF  
TORRANCE.

Councilman Jahn moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Blount asked if they have finished their contractual developments there.

The City Manager said he had been assured they would finish them.

Councilman Jahn moved for adoption of Resolution No. 3233.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

RESOLUTION NO. 3234

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
 ENDORSING THE MOVING OF THE BROOKLYN DODGERS TO LOS  
 ANGELES AND REQUESTING THE CITY COUNCIL OF THE CITY OF  
 LOS ANGELES TO FACILITATE THE SAME.

Councilman Benstead moved to dispense with further reading of the Resolution.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Councilman Benstead moved for adoption of Resolution No. 3234.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

ORDINANCE NO. 879

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE  
 AMENDING ORDINANCE NO. 716 RELATING TO BUILDING IN THE  
 "WALTERIA LAKE PROPERTY" AREA.

Councilman Drale moved to dispense with further reading of the Ordinance.

Motion, seconded by Councilman Jahn, carried unanimously by roll call vote.

Councilman Jahn moved for adoption of Ordinance No. 879 at its second reading.

Motion, seconded by Councilman Drale, carried unanimously by roll call vote.

Deputy City Clerk Whitacre read in full a letter handed to him today which was written by Robert C. Ordway, Scoutmaster, Troop 266, asking for Troop #266 of Redondo Beach to conduct a door-to-door sale of doughnuts in the Torrance area on Saturday, 29 June, 1957.

Mayor Isen felt our own Scouts should be considered first.

Councilman Blount said Mr. Ordway should be commended upon asking for this license, and told that the Council appreciates his adherence to procedure.

Councilman Drale moved the permission be granted as requested.

Motion, seconded by Councilman Blount, carried by the following roll call vote: AYES: COUNCILMEN: Blount, Drale, Jahn, Isen. NOES: COUNCILMEN: None. ABSTAIN: COUNCILMEN: Benstead. ABSENT: COUNCILMEN: None.

Mayor Isen suggested that a policy be established on this kind of application.

Councilman Drale suggested a letter to Scout headquarters might serve.

Deputy City Clerk Whitacre read in full the following communication from the City Manager, which Mayor Isen ordered assigned the number T-1 on the Agenda, with the second paragraph numbered T-1(2).

"Department of Public Works:

I believe the time is opportune for the City to establish a Department of Public Works, to be headed by a Public Works Director. The purpose of the Department would be the coordination of the operations of the Building, Engineering and Street Departments, with the possibility that the Water Department would be added at a later date.

To establish the Department and appoint a Director of Public Works, I recommend that Mr. John Russell, who has served the City well as Superintendent of Building, be appointed as the

Director. The Department and position of Director should be established as of July 1, 1957, with a salary for the Director being the same as that received by the City Engineer. I recommend that Mr. John Russell be employed by contract for a one-year period extending from July 1, 1957 to June 30, 1958.

Provisions for financing the Department are provided for in the proposed budget."

Councilman Drale moved to concur with the recommendation of the City Manager on the Department of Public Works.

Motion, seconded by Councilman Blount, carried by the following roll call vote: AYES: COUNCILMEN: Blount, Drale, Jahn, Isen. NOES: COUNCILMEN: Benstead. ABSENT: COUNCILMEN: None.

"Administrative Assistant:

To relieve the administrative load on the Administrative personnel in the City Manager's office and to carry on additional duties, I recommend that Robert K. Rogers be appointed as Administrative Assistant, effective July 1, 1957, at a salary of \$550 per month. Mr. Rogers would devote most of his time to a Safety Program and to handling Airport matters, with particular emphasis on construction programs.

Mr. Rogers will be borrowed from the Engineering Department and will be assigned to assist that Department until an adequate replacement can be found. At the present time a rather extensive program is pending at the Airport, which will require considerable supervision, inspection and coordination."

Councilman Blount moved to concur with the recommendation of the City Manager on the Administrative Assistant.

Motion seconded by Councilman Drale, who questioned whether this was the right name for the job.

City Manager Stevens explained that there would be a great variety of duties under this job, and he felt the title to be correct.

Motion carried unanimously by roll call vote.

ORAL COMMUNICATIONS

A letter dated June 11, 1957, from the City Manager, listed problems which have arisen regarding charges for commercial establishments for rubbish collections, and asked the Council for policy statements on them.

1. If there is an excess of 9 cu. ft. of rubbish, the minimum commercial charge is \$2 a month and 50¢ for each cu. yard above that amount. With the prospect of charging all dwelling units \$1 per month in the fiscal year 1957-58, should the minimum charge for commercial pickup, regardless of the amount, be \$1 or \$2?

The City Manager thought \$2 to be a reasonable fee.

Councilman Blount asked if he would recommend it.

The City Manager said he would.

There were no objections, and it was ordered that \$2 be the minimum commercial pickup fee.

2. Where more than one individual occupies a building, (i.e., a doctor and insurance agency) how many charges should be made.

Mayor Isen thought perhaps if they used a common container, a single charge should be made.

Councilman Jahn did not agree, feeling this would lead to collusion to avoid payment of such charges.

Councilman Blount said anything over 9 cu. ft. would be charged at the commercial rate.

Councilman Drale said everyone should be treated alike in this. The City Manager said this could always be adjusted as we go along, with the charges scaled to the services needed. Councilman Blount thought that an excellent idea. It was so ordered, as there were no objections.

3. Currently we charge \$17.50 a month from a series of apartment buildings containing 156 dwelling units. Under the proposed rubbish collection fee for dwelling units, this will be \$156 per month. Other cities vary on this policy. Should we consider a graduated charge based on the number of units under one ownership?

Councilman Blount said this would be service to 156 families.

Councilman Benstead thought they should be charged as are other families.

Mayor Isen asked who would pay these fees, but the City Manager did not know.

Councilman Jahn asked if each of the units has a separate container, and whether the policy set for business collections would apply.

Assistant City Manager Mansfield said the collections from that area cause considerable trouble because they are not separated as needed.

Mayor Isen pointed out that these are individual units.

The City Manager pointed out that these fees do not cover the costs of the collections, but only help defray them.

Councilman Benstead asked about industrial collections.

The City Manager explained that we do not make them, nor are we equipped to handle them. If it should be come necessary for us to do so, he felt a rate schedule should be established to cover them.

It was agreed that each family unit should pay the \$1 fee.

Councilman Blount commented on the Minutes of the Recreation Commission meeting of June 12, regarding the employment of an assistant for the Director of the Department at more than \$2 per hour; he asked if it was not unusual for the Commissions to employ named individuals.

Mayor Isen said the person was to be hired to work on the coming bond issue, and as far as the Mayor knew, it was completely illegal for the City to spend any money for or against such an issue. He said he considered the entire action illegal.

The City Manager said it was an unusual action; the person has not been hired to his knowledge. In the first place, he pointed out, that Commission has no authority or power to hire personnel or spend money, nor has any other Commission.

Councilman Benstead moved the Commission be notified of that.

Mayor Isen instructed the City Manager to send them a directive telling them of this.

Councilman Jahn reported that since the last conversation on the contract at the Airport Triangle property, he has found that completion dates on the building will not injure the financing opportunities. He asked if negotiations are under way on this.

It was agreed that there would be a discussion of this.

Mayor Isen asked the City Engineer if there was any more information on the Prairie Avenue Improvement District available.

Mr. Bishop told the Council that Edison will give the City their easements and that work is under way on this.

Planning Director Powell reported that the hogs are gone from the ranches in the area. On Thursday he will be in Court on this. He asked if anyone who could would serve as a witness on the case.

Councilman Benstead asked if it were true that garbage is being stacked on one of the properties.

Mr. Powell said yes; one of the ranchers has his trucks deposit garbage on the property through the day and then picks it up to haul to

Saugus, where he moved his hogs. He said he has taken pictures of this, and has been assured this will stop.

Councilman Jahn moved all bills properly audited be paid.  
Motion, seconded by Councilman Benstead, carried unanimously by roll call vote.

The meeting adjourned at 7:45 P. M.

A. H. Bartlett, City Clerk

By Gale Whitacre  
Deputy City Clerk of the City of  
Torrance, California

APPROVED:

Albert Jahn  
Mayor of the City of Torrance